

DATE: October 2008
TO: HOME Rental Rehabilitation Program Administrators
FROM: Minnesota Housing HOME Rental Rehabilitation Team
SUBJECT: Program Update

This memo provides important program information. Please review and retain it for your records.
Your organization will be held responsible for knowing its content.

Compliance & Monitoring Reminders

This last week of October marks the final week to submit compliance monitoring documentation, before legal remedies are applied to the properties with outstanding documents.

Beginning November 1, we will begin exploring legal remedies—such as extending the Effective Period or calling due the loan—for any properties with compliance monitoring over 3 months past due.

To ensure your compliance documents are complete and accurate, here are a few reminders:

- If a “CTH report” is due, you must send a completed CTH report and signed administrator’s certification form (attached). Only the top portion of the administrator’s certification needs to be signed. Please review the CTH report to make sure it reflects the Tenant Surveys submitted by the owner, meets Rent & Income requirements, and includes move-in dates.
- If “CTH report w/ Inspection Cert.” is due, please sign both lines of the Administrator’s Certification form and send with the CTH report. You may keep the inspection reports in your files.
- When checking Rents & Incomes, refer to the effective dates of HUD’s annual HOME Rent & Income Limits to ensure you are using the limits for the correct year. For example, if you performed compliance on 2/1/2007 and the effective date for the 2007 HOME Rent & Income Limits is 4/28/2007, you must use the 2006 limits. The HOME effective dates are as follows:
 - 2008 HOME R&I Limits: April 12, 2008
 - 2007 HOME R&I Limits: April 28, 2007
 - 2006 HOME R&I Limits: May 3, 2006
 - 2005 HOME R&I Limits: March 31, 2005
 - 2004 HOME R&I Limits: March 15, 2004

- CTH reports must include all tenant households in HOME units for the 12 month reporting period. Use a separate line on the report for each tenant household that occupied the unit during those 12 months. Be sure to include move-in dates.

As always, if you have questions about CTH forms or other compliance reporting, please contact Meg Stinchcomb or your Regional Representative.

Revised URA Fixed Residential Moving Cost Schedule

If you have a property that has triggered the Uniform Relocation Act, you will want to reference the new Fixed Residential Moving Cost Schedule:

Uniform Relocation and Real Property Acquisition for Federal and Federally Assisted Programs; Fixed Payment for Moving Expenses; Residential Moves

<http://edocket.access.gpo.gov/2008/pdf/E8-16893.pdf>

Updated FMRs do NOT Apply to HOME Rental Rehabilitation Units

This is a reminder that the new FMRs recently published by HUD in the Federal Register do NOT apply to the HOME program. HUD will update HOME Rent & Income Limits in 2009, with a separate effective date.

Pet Ownership for HOME and other CPD Housing Programs

CPD housing programs also have to deal with animals that qualify as a reasonable accommodation under section 504 of the Rehabilitation Act of 1973, and the Fair Housing Act. You might find some helpful guidance in these new regulations.

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
24 CFR Part 5
[Docket No. FR-5127-F-02]RIN 2501-AD31
Pet Ownership for the Elderly and Persons With Disabilities

Office of the Secretary, HUD
Final rule

SUMMARY: This final rule amends HUD's regulations governing the requirements for pet ownership in HUD-assisted public housing and multifamily housing projects for the elderly and persons with disabilities. Specifically, this final rule conforms these pet ownership requirements to the requirements for animals assisting persons with disabilities in HUD's public housing programs, other than housing projects for the elderly or persons with disabilities. This final rule follows publication of an October 15, 2007, proposed rule, and takes into consideration the public comments received on the proposed rule. In response to one comment, HUD has made a nonsubstantive change to the proposed rule. Specifically, consistent with the phrasing used in HUD's public housing pet ownership regulations, this final rule amends the assisted housing regulations to refer to "animals that assist, support, or provide service to persons with disabilities."

Effective Date: November 26, 2008.

Updated HRR Program Timeline

October-November	Monitoring Visits and Inspections by Minnesota Housing staff
November 1	Legal Remedies sought for ALL projects with outstanding compliance monitoring at least 3 months past the deadline.
December 3	Commitment Deadline for projects that submitted ALL completed application materials by October 1.
February, (TBD)	2009 Administrators' Workshop and Roundtable

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